

ORDINANCE NO. 681219-B

AN ORDINANCE ORDERING A CHANGE IN USE AND HEIGHT AND AREA AND CHANGING THE USE AND HEIGHT AND AREA MAPS ACCOMPANYING CHAPTER 39 OF THE AUSTIN CITY CODE OF 1954 AS FOLLOWS: TWO TRACTS OF LAND OUT OF THE SHADOW PARK SUBDIVISION, IN TRAVIS COUNTY, TEXAS, LOCALLY KNOWN AS 7016-7616 BALCONES TRAIL, FROM INTERIM "A" RESIDENCE, INTERIM FIRST HEIGHT AND AREA DISTRICT TO "BB" RESIDENCE DISTRICT AND FIRST HEIGHT AND AREA DISTRICT; AND REAR OF 7322-7516 BALCONES TRAIL, FROM INTERIM "A" RESIDENCE DISTRICT, INTERIM FIRST HEIGHT AND AREA DISTRICT TO "LR" LOCAL RETAIL DISTRICT AND FIRST HEIGHT AND AREA DISTRICT; SAID PROPERTY BEING LOCATED IN AUSTIN, TRAVIS COUNTY, TEXAS; AND SUSPENDING THE RULE REQUIRING THE READING OF ORDINANCES ON THREE SEPARATE DAYS.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. Chapter 39 of the Austin City Code of 1954 is hereby amended to change the USE and HEIGHT and AREA designations as follows:

TRACT 1. From Interim "A" Residence District and Interim First Height and Area District to "BB" RESIDENCE District and First Height and Area District on the following described property, to-wit:

BEGINNING at the most westerly corner of that certain tract of land conveyed to the City of Austin and recorded in Volume 3126, page 1805, Deed Records of Travis County, Texas;

THENCE, S 28° 28' W 163.23 feet to the North line of Greystone Drive;

THENCE, S 22° 48' W 70.03 feet to the South line of Greystone Drive;

THENCE, S 28° 13' W 234.79 feet;

THENCE, S 61° 27' E 605.98 feet;

THENCE, northerly along the proposed west right-of-way line of Mo-Pac Blvd., same being along a curve to the left having a central angle of 4° 45', a radius of 5,677.58 feet, a chord distance of 471.38 feet, and an arc distance of 471.51 feet; all to a corner in the South line of above said City of Austin property;

THENCE, S 61° 19' E a distance of 339.00 feet along the South line of said City of Austin property to the Southeast corner of said property;

THENCE, N 28° 01' E a distance of 119.68 feet along the east line of the City of Austin property to a point in the present west line of Balcones Drive;

THENCE, S 22° 11' W a distance of 1815.38 feet along the west right-of-way line of Balcones Drive, same being the east line of the C. L. Reeves tract as recorded in Vol. 3544 at page 1247 to a steel pin found for the southern-most corner of this tract;

THENCE, N 60° 56' W, a distance of 728.82 feet along the north line of a tract of land conveyed to David Barrow in Vol. 3296 at page 84 in the Deed Records of Travis County, Texas;

THENCE, N 30° 05' East, a distance of 325.00 feet along the west line of C. L. Reeves tract as recorded in Vol. 3544 at page 1247 to the center of creek;

THENCE, following three calls along the meanderings of said creek:

N 42° 00' West 400.00 feet;

N 59° 00' West 190.00 feet;

N 41° 00' W 300.00 feet to a point of intersection with the east line of a tract of land conveyed to Rock Resources in Volume 2465 at page 399;

THENCE, with the east line of the aforementioned Rock Resources tract of land N 30° 00' East a distance of 625.00 feet to a point of intersection with the south line of the Marjorie and John Joseph, Robert Kennedy and William Kennedy tract as recorded in Volume 3274 at pages 2350-2352;

THENCE, South 60° 00' East a distance of 60.00 feet to the southeast corner of the above mentioned tract, same being the southwest corner of the C. L. Reeves tract as recorded in Volume 3395 at page 2203;

THENCE, with the east line of Joseph Kinnan and Kennedy tract, same being the west line of the aforementioned Reeves tract North 28° 31' E a distance of 939.25 feet to the most northerly corner of the Reeves tract;

THENCE, with the north line of said Reeves tract, the same being along the south line of the W. N. McElroy Estate as recorded in Volume 232 at page 98, South 60° 51' East, a distance of 467.07 feet to a corner, said corner being the northeast corner of said Reeves tract and the northwest corner of the City of Austin tract;

THENCE, with the west line of the City of Austin tract S 28° 28' West a distance of 466.77 feet at the place of BEGINNING, locally known as 7016-7616 Balcones Trail, City of Austin, Travis County, Texas.
TRACT 2. From Interim "A" Residence District and Interim First Height and Area District to "LR" Local Retail District and First Height and Area District on the following described property, to-wit:

BEGINNING at the most westerly corner of that certain tract of land conveyed to the City of Austin and recorded in Volume 3126, page 1805, Deed Records of Travis County, Texas;

THENCE, S 28° 28' W 163.23 feet to the north line of Greystone Drive;

THENCE, S 22° 48' W 70.03 feet to the South line of Greystone Drive;

THENCE, S 28° 13' W 234.79 feet;

THENCE, S 61° 27' 605.98 feet;

THENCE, northerly along the proposed West right-of-way line of Mo-Pac Blvd., same being along a curve to the left having a central angle of 4° 45', a radius of 5,677.58 feet, a chord distance of 471.51 feet; all to a corner in the south line of the above said City of Austin property;

THENCE, N 61° 19' West along the said south line of the City of Austin property a distance of 546.27 feet to the place of BEGINNING; locally known as Rear of 7322-7516 Balcones Trail, in the City of Austin, Travis County, Texas

PART 2. It is hereby ordered that the USE and HEIGHT and AREA maps accompanying Chapter 39 of the Austin City Code of 1954 and made a part thereof shall be changed so as to record the changes ordered in Part 1 of this Ordinance.

PART 3. The rule requiring that ordinances shall be read on three separate days is hereby suspended, and this Ordinance shall become effective as provided by the Charter of the City of Austin.

PASSED AND APPROVED

X

Dec 19, 1968 X

APPROVED:

Walter R. Gentry
City Attorney

ATTEST:

Harry Akin
Mayor
Elise Hooley
City Clerk

19DEC68

AFFIDAVIT OF PUBLICATION

THE STATE OF TEXAS

COUNTY OF TRAVIS

Before me, the undersigned authority, a Notary Public in and for the County of Travis, State of Texas, on this day personally appeared: Eleanor Walker, Classified Advertising Agent of American-Statesman A daily newspaper published in said County and State, who, being duly sworn by me, states that the attached advertisement was published in said newspaper on the following dates, to wit: December 27, 1968 and that the attached is a true copy of said advertisement.

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AN ORDINANCE ORDERING A CHANGE IN USE AND HEIGHT AND AREA AND CHANGING THE USE AND HEIGHT AND AREA MAPS ACCOMPANYING CHAPTER 39 OF THE AUSTIN CITY CODE OF 1954 AS FOLLOWS: TWO TRACTS OF LAND OUT OF THE TRAVIS COUNTY, TEXAS, PARK SHADOW PARK SUBDIVISION, IN TRAVIS COUNTY, TEXAS, LOCALLY KNOWN AS 7016-7616 BALCONES TRAIL, FROM INTERIM "A" RESIDENCE, INTERIM FIRST HEIGHT AND AREA DISTRICT TO "BB" RESIDENCE DISTRICT AND FIRST HEIGHT AND AREA DISTRICT; AND REAR OF 7322-7516 BALCONES TRAIL, FROM INTERIM "A" RESIDENCE DISTRICT, INTERIM FIRST HEIGHT AND AREA DISTRICT TO "LR" LOCAL RETAIL DISTRICT AND FIRST HEIGHT AND AREA DISTRICT; SAID PROPERTY BEING LOCATED IN AUSTIN, TRAVIS COUNTY, TEXAS; AND SUSPENDING THE RULE REQUIRING THE READING OF ORDINANCES ON THREE SEPARATE DAYS.


(Sgd) Eleanor Walker

SWORN AND SUBSCRIBED TO BEFORE ME, this the 30th day of December A.D. 1968.

(Sgd) Merle Duncan
Notary Public in and for
TRAVIS COUNTY, TEXAS

(Seal)

I, Elsie Woosley, City Clerk of the City of Austin, hereby certify that the above and foregoing ordinance was published as required by the City Charter, in the American-Statesman, a daily newspaper published in said City on December 27, 1968.



City Clerk, City of Austin, Texas